

Mr. Brendan Metcalfe
Director, Metro North
Metro Central and North
Planning Land Use Strategy and Housing

Attention: [REDACTED]
[REDACTED]

Public Exhibition of the St Leonards Telstra Exchange Rezoning

Dear Mr Metcalfe,

Thank you for the opportunity to provide a submission on the Public Exhibition of the St Leonards Telstra Exchange Rezoning.

Northern Sydney Local Health District (NSLHD) is committed to ensuring the built environment fosters places and spaces that support the health and wellbeing of individuals and the wider community.

The St Leonards Telstra Exchange rezoning proposal provides for a 43 storey and 155m height tower building accommodating 272 Build-to-Rent apartments (mix of 42 studio, 98 one bedroom, 12 two bedroom and 11 three bedroom), 10 Key Worker Housing apartments, 84 serviced apartments, ground floor retail and communal open spaces for the use of the building's tenants.

The St Leonards Telstra Exchange is in proximity to the Royal North Shore Hospital (RNSH).

The St Leonards Telstra Exchange rezoning proposal may impact Ambulance Service of NSW's RNSH flight path of rescue helicopters to RNSH. Further advice should be pursued by contacting the NSW Ambulance aero-medical department:

[REDACTED]
Email: [REDACTED]
Phone: [REDACTED]
Mobile: [REDACTED]

The St Leonards Telstra Exchange rezoning proposal may increase the demand for RNSH essential health services. The Build to Rent proposal will accommodate more residents and it is anticipated that there will be an increased demand for RNSH health services.

NSLHD commends DPHI for supporting the provision of a public benefit through the St Leonards Telstra Exchange St Leonards proposal including the 10 Key Worker Housing apartments or more Key Worker Housing.

Northern Sydney Local Health District is located on the traditional lands of the Eora Nation

NSLHD hopes to be kept informed of the outcome of St Leonards Telstra Exchange rezoning proposal and the public benefit initiatives planned.

[REDACTED]
[REDACTED] For any questions, please contact Mary McCafferty, Property Manager &
[REDACTED]

Yours sincerely

[REDACTED]

[REDACTED]
Chief Executive

Date: 6.3.24